

107.0

0006

0009.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

892,800 / 892,800

USE VALUE:

892,800 / 892,800

ASSESSED:

892,800 / 892,800



PROPERTY LOCATION

No	Alt No	Direction/Street/City
31		APACHE TR, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: RUHL CAROLINE T	
Owner 2:	
Owner 3:	
Street 1: 31 APACHE TRAIL	
Street 2:	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER

Owner 1: MCDONALD THOMAS & ISABELLE -
Owner 2: -
Street 1: 83 QUEEN ST
Twn/City: FALMOUTH
St/Prov: MA
Postal: 02540

NARRATIVE DESCRIPTION

This parcel contains 10,000 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1958, having primarily Vinyl Exterior and 2709 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10000		Sq. Ft.	Site		0	70.	0.72	4									504,000						504,000	

IN PROCESS APPRAISAL SUMMARY

Legal Description							User Acct
							68606
							GIS Ref
							GIS Ref
							Insp Date
							09/17/18

PREVIOUS ASSESSMENT										Parcel ID	107.0-0006-0009.0	18439!	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	PRINT	Date	Time
2020	101	FV	388,300	500	10,000.	504,000	892,800	892,800	Year End Roll	12/18/2019			
2019	101	FV	302,500	500	10,000.	504,000	807,000	807,000	Year End Roll	1/3/2019			
2018	101	FV	302,500	500	10,000.	432,000	735,000	735,000	Year End Roll	12/20/2017			
2017	101	FV	302,500	500	10,000.	403,200	706,200	706,200	Year End Roll	1/3/2017			
2016	101	FV	280,300	500	10,000.	345,600	626,400	626,400	Year End	1/4/2016			
2015	101	FV	243,400	500	10,000.	309,600	553,500	553,500	Year End Roll	12/11/2014			
2014	101	FV	243,400	500	10,000.	286,600	530,500	530,500	Year End Roll	12/16/2013			
2013	101	FV	243,400	500	10,000.	273,200	517,100	517,100		12/13/2012			

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MCDONALD THOMAS	1561-35	1	8/7/2020		1,025,000	No	No		
BERBERIAN VAHAN	1468-65		3/12/2015		780,000	No	No		
	613-145		1/1/1901	Family		No	No	N	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
6/3/2016	725	Solar Pa	5,000						9/9/2020	SQ Mailed	MM	Mary M
5/28/2015	588	Redo Bas	59,790						5/11/2020	Mail Update	MM	Mary M
9/19/2006	787	New Wind	4,000						9/17/2018	MEAS&NOTICE	BS	Barbara S
12/30/2003	1081	New Wind	2,700						4/29/2016	Sales Review	PT	Paul T
									5/29/2009	Measured	189	PATRIOT
									12/1/1999	Inspected	264	PATRIOT
									11/10/1999	Mailer Sent		
									11/1/1999	Measured	243	PATRIOT
									8/20/1991		KT	

ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
-------	--------------------------------	---	---	---

